



NEEDHAM

Norfolk County



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NARRATIVE

Narrative

The Town of Needham is located on rocky uplands within a loop of the Charles River, almost isolated from the surrounding countryside. Though the area was used for some grazing by Dedham residents and some land grants were made, the river served as an effective barrier and the town was slow to develop. Early settlers relied primarily on agriculture and grazing plus some winter lumbering with orchards and tanneries as supplements. Saw mills and grist mills were opened by a number of settlers along the Charles through the 18th century.

Extension of the railroad and land speculation encouraged settlement, and the town saw the growth of industrial employment and production at the same time during the mid-19th century. Needham manufacturers made knit goods, underwear, hats, shoes and silk, although attempts to cultivate silk worms were short-lived.

Land speculation, housing development and knitted underwear continued to be the foundation of Needham's economy into the 20th century, with the famous William Carter Corporation prominent in the children's knitwear industry. The construction of Route 128 in 1931 opened portions of the town to development as part of the hi-tech highway in the post-World War II electronic industrial boom. Modern Needham remains a pleasant heavily suburban community with good access to Boston for commuters and a significant number of local job slots.

(Seal supplied by community. Narrative based on information provided by the Massachusetts Historical Commission)



GEOGRAPHY

Location

Eastern Massachusetts, bordered by Wellesley on the west and northwest, Newton on the north and northeast, the West Roxbury section of Boston on the east, Dedham on the southeast and south, and Westwood and Dover on the south. Needham is 10 miles southwest of Boston, 29 miles east of Worcester, and about 208 miles from New York City.

Total Area: 12.70 sq. miles

Land Area: 12.61 sq. miles

Population: 27,557

Density: 2,185 per sq. mile

Climate

(National Climatic Data Center)

(Blue Hill Station)

Normal temperature in January.....25.3°F

Normal temperature in July.....71.2°F

Normal annual precipitation.....49.0"

U.S.G.S. Topographical Plates

Newton, Natick

Regional Planning Agency

Metropolitan Area Planning Council

Metropolitan Statistical Area

(1993 Definition)

Boston



GOVERNMENT

Municipal Offices

Main Number: (781) 455-7500

[Telephone Numbers for Public Information](#)

Form of Government

Board of Selectmen

Town Administrator

Representative Town Meeting

Year Incorporated

As a town: 1711

Registered Voters (Secretary of State 1994)

	Number	%	
Total Registered	18,416		
Democrats	5,868	31.9	%
Republicans	3,491	19.0	%
Other parties	5	0.0	%
Unenrolled Voters	9,052	49.2	%

Legislators

[Senators and Representatives by City and Town](#)



DEMOGRAPHICS

Table DP-1. Profile of General Demographic Characteristics: 2000

Geographic Area: Needham town, Norfolk County, Massachusetts

[For information on confidentiality protection, nonsampling error, and definitions, see text]

Subject	Number	Percent	Subject	Number	Percent
Total population.....	28,911	100.0	HISPANIC OR LATINO AND RACE		
SEX AND AGE			Total population.....	28,911	100.0
Male.....	13,702	47.4	Hispanic or Latino (of any race).....	341	1.2
Female.....	15,209	52.6	Mexican.....	56	0.2
Under 5 years.....	2,153	7.4	Puerto Rican.....	51	0.2
5 to 9 years.....	2,134	7.4	Cuban.....	16	0.1
10 to 14 years.....	2,146	7.4	Other Hispanic or Latino.....	218	0.8
15 to 19 years.....	1,729	6.0	Not Hispanic or Latino.....	28,570	98.8
20 to 24 years.....	954	3.3	White alone.....	27,140	93.9
25 to 34 years.....	2,514	8.7	RELATIONSHIP		
35 to 44 years.....	4,939	17.1	Total population.....	28,911	100.0
45 to 54 years.....	4,490	15.5	In households.....	27,943	96.7
55 to 59 years.....	1,481	5.1	Householder.....	10,612	36.7
60 to 64 years.....	1,181	4.1	Spouse.....	6,887	23.8
65 to 74 years.....	2,265	7.8	Child.....	9,228	31.9
75 to 84 years.....	1,885	6.5	Own child under 18 years.....	7,415	25.6
85 years and over.....	1,040	3.6	Other relatives.....	578	2.0
Median age (years).....	40.8	(X)	Under 18 years.....	142	0.5
18 years and over.....	21,335	73.8	Nonrelatives.....	638	2.2
Male.....	9,733	33.7	Unmarried partner.....	230	0.8
Female.....	11,602	40.1	In group quarters.....	968	3.3
21 years and over.....	20,510	70.9	Institutionalized population.....	418	1.4
62 years and over.....	5,867	20.3	Noninstitutionalized population.....	550	1.9
65 years and over.....	5,190	18.0	HOUSEHOLD BY TYPE		
Male.....	1,981	6.9	Total households.....	10,612	100.0
Female.....	3,209	11.1	Family households (families).....	7,782	73.3
RACE			With own children under 18 years.....	3,924	37.0
One race.....	28,718	99.3	Married-couple family.....	6,887	64.9
White.....	27,412	94.8	With own children under 18 years.....	3,528	33.2
Black or African American.....	201	0.7	Female householder, no husband present.....	728	6.9
American Indian and Alaska Native.....	8	-	With own children under 18 years.....	337	3.2
Asian.....	1,024	3.5	Nonfamily households.....	2,830	26.7
Asian Indian.....	200	0.7	Householder living alone.....	2,479	23.4
Chinese.....	533	1.8	Householder 65 years and over.....	1,477	13.9
Filipino.....	34	0.1	Households with individuals under 18 years.....	4,013	37.8
Japanese.....	61	0.2	Households with individuals 65 years and over.....	3,419	32.2
Korean.....	91	0.3	Average household size.....	2.63	(X)
Vietnamese.....	33	0.1	Average family size.....	3.15	(X)
Other Asian ¹	72	0.2	HOUSING OCCUPANCY		
Native Hawaiian and Other Pacific Islander.....	-	-	Total housing units.....	10,846	100.0
Native Hawaiian.....	-	-	Occupied housing units.....	10,612	97.8
Guamanian or Chamorro.....	-	-	Vacant housing units.....	234	2.2
Samoa.....	-	-	For seasonal, recreational, or		
Other Pacific Islander ²	-	-	occasional use.....	53	0.5
Some other race.....	73	0.3	Homeowner vacancy rate (percent).....	0.3	(X)
Two or more races.....	193	0.7	Rental vacancy rate (percent).....	2.2	(X)
<i>Race alone or in combination with one</i>			HOUSING TENURE		
<i>or more other races: ³</i>			Occupied housing units.....	10,612	100.0
White.....	27,575	95.4	Owner-occupied housing units.....	8,587	80.9
Black or African American.....	246	0.9	Renter-occupied housing units.....	2,025	19.1
American Indian and Alaska Native.....	33	0.1	Average household size of owner-occupied units.....	2.82	(X)
Asian.....	1,136	3.9	Average household size of renter-occupied units.....	1.84	(X)
Native Hawaiian and Other Pacific Islander.....	12	-			
Some other race.....	115	0.4			

- Represents zero or rounds to zero. (X) Not applicable.

¹ Other Asian alone, or two or more Asian categories.

² Other Pacific Islander alone, or two or more Native Hawaiian and Other Pacific Islander categories.

³ In combination with one or more of the other races listed. The six numbers may add to more than the total population and the six percentages may add to more than 100 percent because individuals may report more than one race.

Source: U.S. Census Bureau, Census 2000.



HOUSING CHARACTERISTICS

Home Sales (Banker & Tradesman) -

[Town Stats - Free market Statistics](#)

Subsidized Housing Units (DHCD 1998)

[DHCD Subsidized Housing Inventory](#)

Subsidized Housing Units: The number of housing units which count toward the municipality's 10% goal for low- and moderate-income housing. It includes both subsidized affordable units and market rate units in certain eligible subsidized developments.

Public Housing Units (DHCD 1999)

Conventional State:	240
Conventional Federal:	76

Rental Assistance(DHCD 1999)

State (MRVP:	0
Federal (Section 8):	92



TRANSPORTATION

TRANSPORTATION AND ACCESS

Needham is situated in the Greater Boston Area, which has excellent rail, air, and highway facilities. State Route 128 and Interstate Route 495 divide the region into inner and outer zones, which are connected by numerous "spokes" providing direct access to the airport, port, and intermodal facilities of Boston.

Major Highways

Principal highways are State Routes 128 (the inner belt around Boston) and 135, and Interstate Route 95, which shares the same roadway as State Route 128.

Rail

Commuter rail service is available to Back Bay Station and South Station, Boston, from Needham Heights (travel time to BBS 37-38 min.; 14 MBTA parking spaces), Needham Center (travel time 33-34 min.; 36 MBTA parking spaces), Needham Junction (travel time 27-30 min.; 170 spaces), and Hersey (travel time 24-27 min.; 322 spaces). The Bay Colony Railroad provides freight rail service in Needham. Contact number: (781) 380-3556

Bus

Needham is a member of the Massachusetts Bay Transportation Authority (MBTA). The MBTA provides fixed route service between Needham Junction and Watertown Square.

Other

The Norwood Memorial Airport, a Reliever (RL) facility, is easily accessible. It has 2 asphalt runways 4,001'x 150' and 4,007'x 150'. Instrument approaches available: Non-precision.



CULTURE AND RECREATION

LIBRARIES

[Board of Library Commissioners On-line Library Catalog](#)

MUSEUMS

(American Association of Museums)

None

RECREATION

[Telephone Numbers for Public Information](#)

Recreational Facilities (Recreational sites and activities)

[Department of Environmental Management Recreation Section](#)



MISCELLANEOUS

HEALTH FACILITIES

(Dept. of Public Health 1992)

Hospitals

Glover Memorial Hospital

Long Term Care

Briarwood Healthcare Nursing Center

Needham/Hamilton House Convalescent Center

Skilled N. F.-North Hill

Hospices

VNA/Stanley R. Tippet Home

Rest Homes

None

UTILITIES

[Telephone Numbers for Public Utilities](#)

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NOTE: The COMMUNITY PROFILE draws information from a diversity of sources. The main source of information is listed under each section. In some instances comments submitted by the municipality were incorporated to correct and/or enhance the information obtained from the main source. However, no changes were made to those data bases which must be consistent throughout the state. DHCD has made efforts to ensure the accuracy of all data in the COMMUNITY PROFILES, but cannot take responsibility for any consequences arising from the use of the information contained in this document.